LOT 97 CEDAR SPRING SHORES
RE-PLAT. ORB 520-485, 862-421,
WD 1218-2595,

MILLS BOB W
295 SW LONGHORN TERR
FT WHITE, FL 32038

2026

18-7S-16-04236-172

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		3 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Quality	05	05

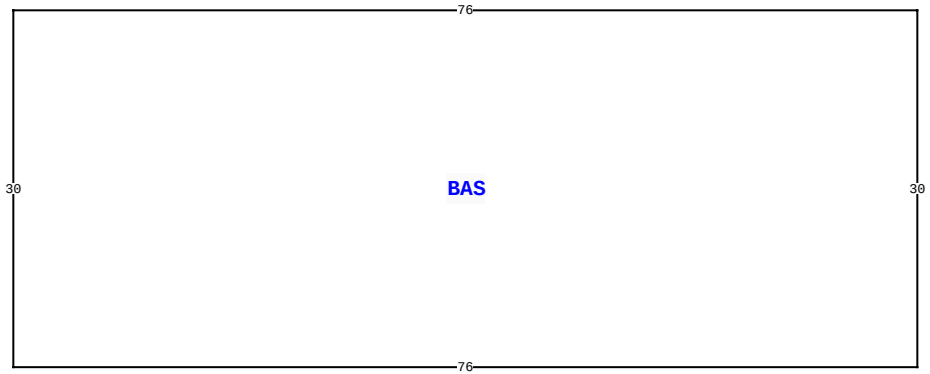
DOR CODE 0200 MOBILE HOME
MAP NUM | MKT AREA 02
NEIGHBORHOOD/LOC 18716.010 1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,280	100		2,280	134,266
TOTALS	2,280			2,280	134,266

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0201	02	2,280	113.9000	107.07	244,120	2007	2007	0	0	0	45.00	55.00

1 MANUF 1 100% - 2012 Heated Area: 2280 HX Base Yr 2012



295 SW LONGHORN TER, FORT WHITE

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/26/2022 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		134,266
TOTAL MARKET OB/XF VALUE		9,950
TOTAL LAND VALUE - MARKET		25,000
TOTAL MARKET VALUE		169,216
SOH/AGL Deduction		69,678
ASSESSED VALUE		99,538
TOTAL EXEMPTION VALUE	HX HB	50,722
BASE TAXABLE VALUE		48,816
TOTAL JUST VALUE		169,216
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		176,540

LAND:1:1: 1.52 AC

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000051746	Roof Replacement	12,300	12/09/2024
25747	M H	409	04/25/2007

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1218/2595	6/22/2011	WD	U	V	11	100
GRANTOR: BOBBY R MILLS						
GRANTEE: BOB W MILLS						
0862/0421	7/01/1998	WD	Q	V		7,000
GRANTOR: RICHARD & BEVERLY TOO						
GRANTEE: BOBBY R MILLS						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W76 S30 E76 N30$.

EXTRA FEATURES

LN	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON	YEAR ACTUAL	Q	% COND	OB/XF MKT VALUE	NOTES
1	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	2007	2007	3	100	1,200	
2	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2008	2008	3	100	600	
3	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
4	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2008	2008	3	100	100	
5	0252	LEAN-TO W/	0	100	0	0	1.00	UT	0.00	0.00	100	2008	2008	3	100	50	
6	0070	CARPORT UF	0	100	0	0	1.00	UT	0.00	0.00	100	2015	2015	3	100	1,000	

LAND DESCRIPTION

TOTAL OB/XF 9,950

LN	USE CODE	CLS	LAND USE DESCRIPTION	CAP	RD	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	DT	DPTH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	0200	C	MBL HM	100		A-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	25,000.00	25,000.00	25,000							

REVIEW DATE 01/02/2025 BY JS Total Acres: 1.52 Total Land Value: 25,000 Market: 0 Agricultural: 0 Common: 25,000 PRINTED 11/19/2025 BY SYS